24-147

Davidson County DEEDQC
Recvd: 01/12/05 11:22 2 pgs
Fees:12.00 Taxes:0.00
20050112-0004463

PREPARED BY AND RETURN TO:
Land Title South, Inc.
501 Corporate Centre Drive, Suite 360
Franklin, TN 37067
Ph. (615) 778-9828 Fax (615) 778-3134

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Stonemark Homes, LLC 1525 Beaus Way Madison, TN 37115	New Owner

TAX MAP - PARCEL NUMBERS: 115-0C-13.00 CO

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, **J.D. EATHERLY D/B/A EATHERLY PROPERTIES,** have this day bargained and sold, and by these presents do hereby quitclaim and convey unto **STONEMARK HOMES, LLC,** its heirs and assigns, all of right, title and interest in and to the following described tract of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of Walton Oaks Subdivision, Section 2, of record in Instrument No. 20030904-0128576, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to J.D. Eatherly d/b/a Eatherly Properties, by Warranty Deed from William H. Dorris and Robert B. Huffine Mallard Partners, LLC, dated November 21, 2003, recorded December 8, 2003, of record in Instrument 20031208-0175784, Register's Office for Davidson County,Tennessee. Previously being part of the same property conveyed unto William H. Dorris and Robert B. Huffine by Warranty Deed from T. N. McGinnis a/k/a Troy Napoleon McGinnis, dated February 15, 2000, of record in Instrument Number 20000224-0018289, Register's Office for Davidson County, Tennessee; being part of the same property conveyed unto William H. Dorris by Warranty Deed from David H. Frazier and wife, Martha B. Frazier, dated September 22, 2000, of record in Instrument Number 20000925-0094849, Register's Office for Davidson County, Tennessee; being part of the same property conveyed unto William H. Dorris and Robert B. Huffine by Warranty Deed from Joe L. Wall and Mike Scuggs, dated December 17, 2001, Register's Office for Davidson County, Tennessee; and being part of the same property conveyed unto William H. Dorris and Robert B. Huffine by Warranty Deed from Albert D. Panter and wife, Dorothy M. Panter, dated April 5, 2000, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters appearing on the plan of Walton Oaks, Section 2, of record in Instrument No. 20031208-0175784, said Register's Office. Easement for Sanitary Sewers and/or Storm Drainage contained in Instrument of record in Book 4129, page 903, said Register's Office. Subject to a 20 foot public utility and drainage easement adjacent to street right-of-ways, said Register's Office. Restrictions contained in instrument of record in Instrument No. 20010927-0104591, said Register's Office. Stormwater Detention Pond of record in Instrument 20010110110937. All easements, restrictions and other matters of record in said register's office.

This property commonly known as: **1525 Beaus Way, Madison, TN 37115**

WITNESS MY HAND on this the 29 day of December, 2004.

J.D. Eatherly
J.D. EATHERLY, OWNER
EATHERLY PROPERTIES

STATE OF TENNESSEE COUNTY OF Williamson

PERSONALLY APPEARED BEFORE ME, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainor, J.D. EATHERLY, owner of Eatherly Properties, with whom I am personally acquainted (or proved identity with satisfactory evidence) and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this the 29 day of December, 2004.

My commission expires:
MY COMMISSION EXPIRES
AUGUST 22, 2005

Carrie E Hughes
Notary Public (Seal)

CARRIE E. HUGHES
NOTARY PUBLIC AT LARGE
MAURY COUNTY, TENNESSEE

STATE OF TENNESSEE COUNTY OF Williamson

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the 29 day of December 2004.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the 29 day of December 2004.

My commission expires:
MY COMMISSION EXPIRES
AUGUST 22, 2005

Carrie E Hughes
Notary Public (Seal)

CARRIE E. HUGHES
NOTARY PUBLIC AT LARGE
MAURY COUNTY, TENNESSEE